

UNIFIED DEVELOPMENT ORDINANCE FACT SHEET

R-4 Multi-family

This district provides land for development of apartment and condominium units at low to medium densities. This district may serve as a transitional zone between lower density residential areas and other residential or non-residential areas.

The following supplemental standards shall apply to this district:

1. Single-family dwellings shall conform to R-1, Single-Family Residential standards.
2. Duplex dwelling units shall conform to R-2, Duplex Residential standards.
3. Townhouse dwelling units shall conform to R-3, Townhouse standards.

The maximum allowable density is 20.0 dwelling units per acre

The UDO subjects this district to supplemental standards requiring duplex dwelling units shall conform to R-2 Duplex Residential standards and townhouse dwelling units shall conform to R-3 Townhouse standards.

Permitted Uses:

- Boarding & Rooming House
- Extended Care Facility / Convalescent / Nursing Home
- Dormitory
- Duplex
- Fraternity / Sorority
- Multi-Family
- Townhouse
- Educational Facility, Primary & Secondary
- Parks
- Wireless Telecommunication Facilities - Unregulated

Permitted with Specific Use Standards:

- Governmental Facilities
- Place of Worship
- Utilities

Permitted with a Conditional Use Permit:

- Day Care, Commercial